

EXHIBIT “A”

LEASE LEDGER

3/24/2025 9:52 AM

Lease Ledger

Date: 03/20/2025

Property: k6

Tenant: biglots4 BNKRPT2 - Big Lots Stores, Inc. #1742

From Date: 02/27/2003 To Date: 01/31/2029

Move In Date: 02/27/2003

Unit(S): 1601F

Date	Description	Unit	Charge	Payment	Balance	Chg/Rec	Hold
8/1/2024	Recon R/M.Disposal & Utilities (08/2024)	1601F	1,948.80	0.00	3.44	C-1593875	No
8/1/2024	Rent (08/2024)	1601F	15,625.00	0.00	15,628.44	C-1593876	No
8/5/2024	Chk# Direct deposit Direct deposit		0.00	18,168.96	-2,540.52	R-677274	
9/1/2024	Recon R/M.Disposal & Utilities (09/2024)	1601F	1,948.80	0.00	-591.72	C-1602088	No
9/1/2024	Rent (09/2024)	1601F	15,625.00	0.00	15,033.28	C-1602089	No
9/1/2024	:Revised by ctrl# 1629988 Reversed Rent (09/2024)	1601F	-15,625.00	0.00	-591.72	C-1629988	No
9/1/2024	:Revises charge ctrl# 1602089 Rent (09/2024)	1601F	15,625.00	0.00	15,033.28	C-1638170	No
9/1/2024	:Revises charge ctrl# 1629988						
9/11/2024	Late Fee, 10% of \$15354.32 :Reversed by Charge Ctrl# 1629980		1,535.43	0.00	16,568.71	C-1605203	No
9/11/2024	:Reverse Charge Ctrl#1605203 LFR: per Amendment		-1,535.43	0.00	15,033.28	C-1629980	Yes
10/1/2024	Recon R/M.Disposal & Utilities (10/2024)	1601F	1,948.80	0.00	16,982.08	C-1610725	No
10/1/2024	Rent (10/2024)	1601F	15,625.00	0.00	32,607.08	C-1610726	No
10/2/2024	Chk# Direct deposit Direct deposit Reversed by ctrl# 684497 Reapply to Oct rent		0.00	18,168.96	14,438.12	R-683330	
10/2/2024	Chk# Direct deposit :Prog Gen Reverses receipt Ctrl# 683330 Reapply to Oct rent		0.00	-18,168.96	32,607.08	R-684497	
10/2/2024	Chk# Direct deposit Direct deposit		0.00	18,168.96	14,438.12	R-684499	
11/1/2024	Recon R/M.Disposal & Utilities (11/2024)	1601F	1,948.80	0.00	16,386.92	C-1619064	No
11/1/2024	Rent (11/2024)	1601F	15,625.00	0.00	32,011.92	C-1619065	No
11/1/2024	:Revised by ctrl# 1629990 Rent (11/2024)		14,750.00	0.00	46,761.92	C-1629989	No
11/1/2024	:Revised by ctrl# 1638171 Reversed Rent (11/2024)	1601F	-15,625.00	0.00	31,136.92	C-1629990	No
11/1/2024	:Revises charge ctrl# 1619065 Reversed Rent (11/2024)		-14,750.00	0.00	16,386.92	C-1638171	No
11/1/2024	:Revises charge ctrl# 1629989 Rent (11/2024)	1601F	15,625.00	0.00	32,011.92	C-1638172	No
11/1/2024	:Revises charge ctrl# 1629990						
11/5/2024	Chk# Direct deposit Direct deposit		0.00	18,168.96	13,842.96	R-686746	
12/1/2024	Recon R/M.Disposal & Utilities (12/2024)	1601F	1,948.80	0.00	15,791.76	C-1627256	No
12/1/2024	Rent (12/2024)	1601F	15,625.00	0.00	31,416.76	C-1627257	No
12/1/2024	:Revised by ctrl# 1629992 Rent (12/2024)		14,750.00	0.00	46,166.76	C-1629991	No
12/1/2024	:Revised by ctrl# 1638173 Reversed Rent (12/2024)	1601F	-15,625.00	0.00	30,541.76	C-1629992	No
12/1/2024	:Revises charge ctrl# 1627257 Reversed Rent (12/2024)		-14,750.00	0.00	15,791.76	C-1638173	No
12/1/2024	:Revises charge ctrl# 1629991 Rent (12/2024)	1601F	15,625.00	0.00	31,416.76	C-1638174	No
12/1/2024	:Revises charge ctrl# 1629992						
12/4/2024	Chk# Direct deposit Direct deposit		0.00	18,168.96	13,247.80	R-689959	
1/1/2025	Recon R/M.Disposal & Utilities (01/2025)	1601F	1,948.80	0.00	15,196.60	C-1635618	No
1/1/2025	Rent (01/2025)		14,750.00	0.00	29,946.60	C-1635619	No
1/1/2025	:Revised by ctrl# 1638175						
1/1/2025	Addtl. Rec. CAM, Tax & Ins. (01/2024 - 12/2024)		58,971.64	0.00	88,918.24	C-1638051	No

Summary:

Credit Balance preceeding Bankruptcy filing	(\$2,540.52)
September Rent not paid	\$17,573.80
October Rent overpaid	(\$595.16)
November Rent overpaid	(\$595.16)
December Rent overpaid	(\$595.16)
January Rent underpaid	\$2,029.84
February Rent underpaid	279.84
March Rent underpaid	\$279.84
2024 Recon unpaid - posted on 3/1/25	697.60
Balance	<u>\$16,534.92</u>

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Move In Date: 02/27/2003

Unit(S): 1601F

Date	Description	Unit	Charge	Payment	Balance	Chg/Rec	Hold
1/1/2025	Reversed Rent (01/2025) :Revises charge ctrl# 1635619		-14,750.00	0.00	74,168.24	C-1638175	No
1/1/2025	Rent (01/2025)	1601F	15,625.00	0.00	89,793.24	C-1638176	No
1/6/2025	Chk# Direct deposit Direct deposit		0.00	15,543.96	74,249.28	R-692955	
1/11/2025	Late Fee, 10% of \$875.00		87.50	0.00	74,336.78	C-1638484	No
	Reverse late fee		-87.50		74,249.28		
2/1/2025	Recon R/M.Disposal & Utilities (02/2025)	1601F	1,948.80	0.00	76,198.08	C-1643727	No
2/1/2025	Rent (02/2025)	1601F	15,625.00	0.00	91,823.08	C-1643728	No
2/3/2025	Chk# Direct deposit Direct deposit		0.00	17,293.96	74,529.12	R-695697	
2/10/2025	Chk# Direct deposit Direct deposit "2024 Recovery"		0.00	58,971.64	15,557.48	R-696892	
2/11/2025	Late Fee, 10% of \$279.84		27.98	0.00	15,585.46	C-1647070	No
	Reverse Late Fee		-27.98		15,557.48		
3/1/2025	Recon R/M.Disposal & Utilities (03/2025)	1601F	1,948.80	0.00	17,506.28	C-1652814	No
3/1/2025	Rent (03/2025)	1601F	15,625.00	0.00	33,131.28	C-1652815	No
3/1/2025	Reconciled CAM, Tax, & Ins (01/2024 - 12/2024)		697.60	0.00	33,828.88	C-1660543	No
3/5/2025	Chk# Direct deposit Direct deposit		0.00	17,293.96	16,534.92	R-699235	
3/11/2025	Late Fee, 10% of \$279.84		27.98	0.00	16,562.90	C-1656911	No
	Reverse Late fee		-27.98		16,534.92		